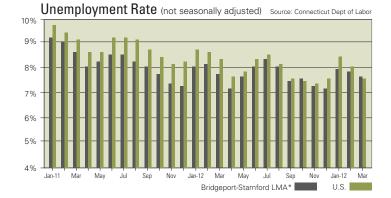
First Quarter 2013

Prepared by **Gregory Heym** Chief Economist, Halstead Property



Unemployment Falls in Bridgeport-Stamford LMA

HALSTEAD PROPERTY

 The unemployment rate fell to 7.7% in March in the Bridgeport-Stamford LMA, from 7.9% the prior month.

In March, the Bridgeport-Stamford Labor Market Area had 1,700

Education and health services (+1,300) and leisure and hospitality (+1,000) were the biggest job gainers over the past year.

Job losses were led by the trade, transportation and utilities

fewer jobs than in March of 2012, a 0.4% decrease.

• One year ago the rate was 7.8%.

Employment Dips in Fairfield County

(-1,600) and manufacturing (-900) sectors.

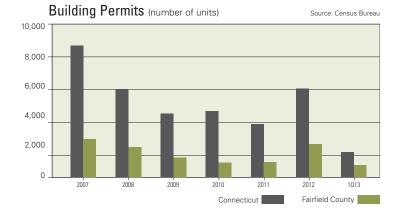
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• The national rate was slightly lower, at 7.6% in March.

Bridgeport-Stamford LMA* Employment

nugeport-Stamoru LiviA Employment		Source: CT Dept of Labor		
INDUSTRY	MAR-13	MAR-12	NET Change	PERCENT CHANGE
Education and Health Services	70,100	68,800	1,300	1.9%
Leisure and Hospitality	35,900	34,900	1,000	2.9%
State & Local Government	43,300	43,000	300	0.7%
Other Services	16,600	16,500	100	0.6%
Information	11,000	11,000	0	0.0%
Federal Government	2,500	2,600	-100	-3.8%
Construction	10,600	10,800	-200	-1.9%
Professional and Business Services	66,300	67,100	-800	-1.2%
Financial Activities	40,100	40,900	-800	-2.0%
Manufacturing	33,500	34,400	-900	-2.6%
Trade, Transportation, and Utilities	69,400	71,000	-1,600	-2.3%
Total	399,300	401,000	-1,700	-0.4%



Building Permit Activity Picks Up

- Through the first quarter, permits were filed for 764 new residential units in Fairfield County, 81% more than in the first quarter of 2012.
- The statewide figure also rose sharply, with 79% more permits than a year ago.

* Includes the following towns: Ansonia, Bridgeport, Darien, Derby, Easton, Fairfield, Greenwich, Milford, Monroe, New Canaan, Newtown, Norwalk, Oxford, Redding, Ridgefield, Seymour, Shelton, Southbury, Stamford, Stratford, Trumbull, Weston, Westport, Wilton, Woodbridge.

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